

142.0

0006

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

776,300 / 776,300

USE VALUE:

776,300 / 776,300

ASSESSED:

776,300 / 776,300



## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
4		IROQUOIS RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	MOYLAN CHARLES E III	
Owner 2:	FORBES DANUTA M	
Owner 3:		

Street 1: 4 IROQUOIS RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: SUBAK THOMAS W/ABAGAIL E -

Owner 2: -

Street 1: 4 IROQUOIS RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains 4,866 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1919, having primarily Wood Shingle Exterior and 1571 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4866		Sq. Ft.	Site		0	80.	1.16	9									452,783						452,800	

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct	
101	4866.000	320,200	3,300	452,800	776,300									92036	
Total Card	0.112	320,200	3,300	452,800	776,300	Entered Lot Size								GIS Ref	
Total Parcel	0.112	320,200	3,300	452,800	776,300	Total Land:								GIS Ref	
Source:	Market Adj Cost			Total Value per SQ unit /Card:	494.14	/Parcel:	494.1			Land Unit Type:				Insp Date	

PREVIOUS ASSESSMENT

Parcel ID 142.0-0006-0001.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	320,300	3300	4,866.	452,800	776,400	776,400	Year End Roll	12/18/2019
2019	101	FV	252,300	3300	4,866.	424,500	680,100	680,100	Year End Roll	1/3/2019
2018	101	FV	252,000	3300	4,866.	350,900	606,200	606,200	Year End Roll	12/20/2017
2017	101	FV	252,000	3300	4,866.	322,600	577,900	577,900	Year End Roll	1/3/2017
2016	101	FV	252,000	3300	4,866.	294,300	549,600	549,600	Year End	1/4/2016
2015	101	FV	238,200	3300	4,866.	288,600	530,100	530,100	Year End Roll	12/11/2014
2014	101	FV	238,200	3300	4,866.	268,300	509,800	509,800	Year End Roll	12/16/2013
2013	101	FV	238,200	3300	4,866.	255,300	496,800	496,800		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SUBAK THOMAS W/	55498-96		9/30/2010		500,000	No	No		
MAC LEOD HERBER	33374-26		8/1/2001	Family	387,500	No	No		
	8503-68		1/1/1901			No	No	N	

BUILDING PERMITS										ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name			
5/5/2016	575	Re-Roof	9,740					reroof	2/19/2018	MEAS&NOTICE	HS	Hanne S			
8/11/2011	853	Add Bath	9,720	C				NEW HBATH	4/19/2012	Info Fm Prmt	BR	B Rossignol			
11/26/2001	873	Alterati	5,800	C				REBUILD PORCHES-RE	1/12/2009	Meas/Inspect	294	PATRIOT			
9/17/2001	661	Redo Kit	65,000	C				REM KIT&BATH-30 WI	10/16/2001	MLS	MM	Mary M			
									11/16/1999	Meas/Inspect	256	PATRIOT			
									1/1/1982		CS				

Sign: VERIFICATION OF VISIT NOT DATA / / /

